

REQUEST FOR COUNCIL ACTIONMEETING 215-
DATE: 03/03/03

AGENDA SECTION: PUBLIC HEARINGS	ORIGINATING DEPT: Public Works	ITEM NO. <u>E-12</u>
ITEM DESCRIPTION: ASSESSMENT HEARING: Construction of 23rd Ave SW from 2nd St SW to Fox Valley Dr (J9714)		PREPARED BY: R. Kelm <u>SK</u>

This is an Assessment Hearing to consider the following local improvement project:

Project Number & Name

City Project 6323-3-00 (J9714) State number S.A.P. 159-146-01
"Construction of 23rd Ave SW from 2nd St SW to Fox Valley Dr"

Project Background

This project will include new concrete curb & gutter and bituminous pavement in the area from 2nd St SW to Fox Valley Drive SW. A portion of this project will be new construction with the remainder being reconstruction of the existing 23rd Ave street.

This project is included in the 2003 – 2008 Capital Improvement Program, item #13, page 32. The City Council authorized preliminary design of the project January 23, 2001 and final design on November 4, 2002. Public Works held an informational meeting for property owners abutting the project December 12, 2002.

The construction will conform to State Aid standards with a cost estimated of \$1,300,000. Funding for the project will come from Municipal State Aid System (MSAS) funds and from assessments of abutting property owners.

The proposed street reconstruction project includes the assessment of curb and gutter, 4-foot sidewalk, and storm sewer for the developed lots along the street. The existing street was previously rebuilt in 1995 as part of a sanitary sewer and water extension project. We do not propose to assess the cost to rebuild the street, only the cost of the additional improvements. The undeveloped lot frontages will pay half the cost of the street reconstruction and all sidewalk costs.

Estimated Project Costs

	Feasibility Cost
Construction:	
2200 Bituminous Pavement Rehab	\$681,300.00
8307 Sidewalk	\$58,800.00
Storm Sewer Repairs/Upgrades	\$283,700.00
Watermain	\$71,000.00
Sanitary Sewer	\$71,000.00
Sub Total	\$1,175,800.00
Engineering, Interest, Contingencies 12%	\$141,096.00
TOTAL	\$1,316,896.00

Project Cost Distribution

Distribution:	
Special Assessments - Curb & Gutter	\$48,608.38
Special Assessments - Sidewalk	\$42,874.02
Special Assessments - Storm Sewer	\$37,500.00
Developer Funds	\$325,552.24
City Funds - (Water Utility)	\$10,000.00
City Funds - (MSAS Funds)	\$852,361.35
TOTAL	\$1,316,896.00

Distribution Percentages:	
Special Assessments / Developer Charges	34.52%
City Street Share	65.48%

Assessment Period

All special assessments may be levied for a period of ten years with interest charged at a rate of 7.5% annually on the unpaid balance, or they may be paid in full when levied.

COUNCIL ACTION REQUESTED:

Adopt the resolution levying the proposed assessments.

Attach: Feasibility Report

NOTE TO CLERK: - Adopted assessment only. Billings are not to be sent until project substantially completed.

COUNCIL ACTION: Motion by: _____ Second by: _____ to: _____

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